



# Planning & Development

## Development Services Customer Service Center

One Exchange Plaza, Suite 400  
Raleigh, North Carolina 27601  
Phone 919-996-2495  
Fax 919-516-2685

### Administrative Alternate

Administrative Alternate Request	OFFICE USE ONLY
Section(s) of UDO affected:  <b>7.2.5 D</b>  Provide an explanation of the alternate requested, along with an applicant's statement of the findings  Provide all associated case plan numbers including zoning and site plan:	Transaction Number

GENERAL INFORMATION			
Property Address <b>1519 E MILLBROOK RD.</b>		Date	
Property PIN <b>1716544878</b>	Current Zoning <b>R-6</b>		
Nearest Intersection <b>MILLBROOK RD &amp; PROFESSIONAL CT</b>		Property size (in acres) <b>6.04 AC</b>	
Property Owner <b>MILLBROOK BAPTIST CHURCH</b>		Phone <b>919 876 1519</b>	Mail
		Email <b>office@millbrookbaptistchurch.org</b>	
Project Contact Person <b>BRUCE BALLARD</b>		Phone <b>919 740 4010</b>	Mail
		Email <b>brucecty@aol.com</b>	
Property Owner Signature <b>Bruce Ballard</b>		Email	
Notary Sworn and subscribed before me this <b>27<sup>th</sup></b> day of <b>August</b> , 20 <b>18</b>		Notary Signature and Seal <b>Mary Christine Jaje</b> 	



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## Administrative Alternate Checklist

TO BE COMPLETED BY APPLICANT		YES	N/A
ADMINISTRATIVE ALTERNATE REQUIREMENTS			
1.	The property owner must be the applicant.	✓	
2.	An application, signed by the property owner and notarized to that effect, is required.	✓	
3.	The applicant must submit stamped envelopes addressed to the property owners within 100 feet of the subject property as indicated in Chapter 10.2 of the Unified Development Ordinance. City staff will mail the public hearing notices.	✓	
4.	The applicant shall submit pertinent material necessary for review of the alternate; in addition to the submittal material required for a subdivision, plot plan or site plan. This may include architectural renderings, materials samples or other project-specific information.	✓	

**APPEARANCE COMMISSION SUBMITTAL  
MILLBROOK BAPTIST CHURCH**

**REQUESTED ALTERNATE**

In lieu of required screening of new HVAC unit at the kitchen, we request that no screening be required as the location is at the rear of the building screened from view by the taller building in front and screened by the recorded tree conservation areas to the rear and side.

**JUSTIFICATION FOR ADMINISTRATIVE ALTERNATE FINDING  
Section 7.2.3**

- A. The approved administrative alternate meets the intent of the landscaping and screening regulations  
The location of the HVAC unit to be added is on the back of the building, screened by taller buildings in front of it and screened by recorded tree conservation areas in the rear. The unit will be screened as intended by the UDO
- B. The approved administrative alternate conforms with Comprehensive Plan and adopted City plans  
The use is existing and the work to be undertaken is an upgrade of the existing kitchen
- C. The approved administrative alternate is considered equal or better than the standard.  
The "natural" screening by the buildings and existing mature trees on site are better than a constructed screen at the unit.

Respectfully submitted

  
Jim Sherrer  
President

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[www.designdevelopment.com](http://www.designdevelopment.com)

800 Salem Woods Drive Suite 102

Raleigh, NC 27615

919.848.4474

*...drawing out your vision*

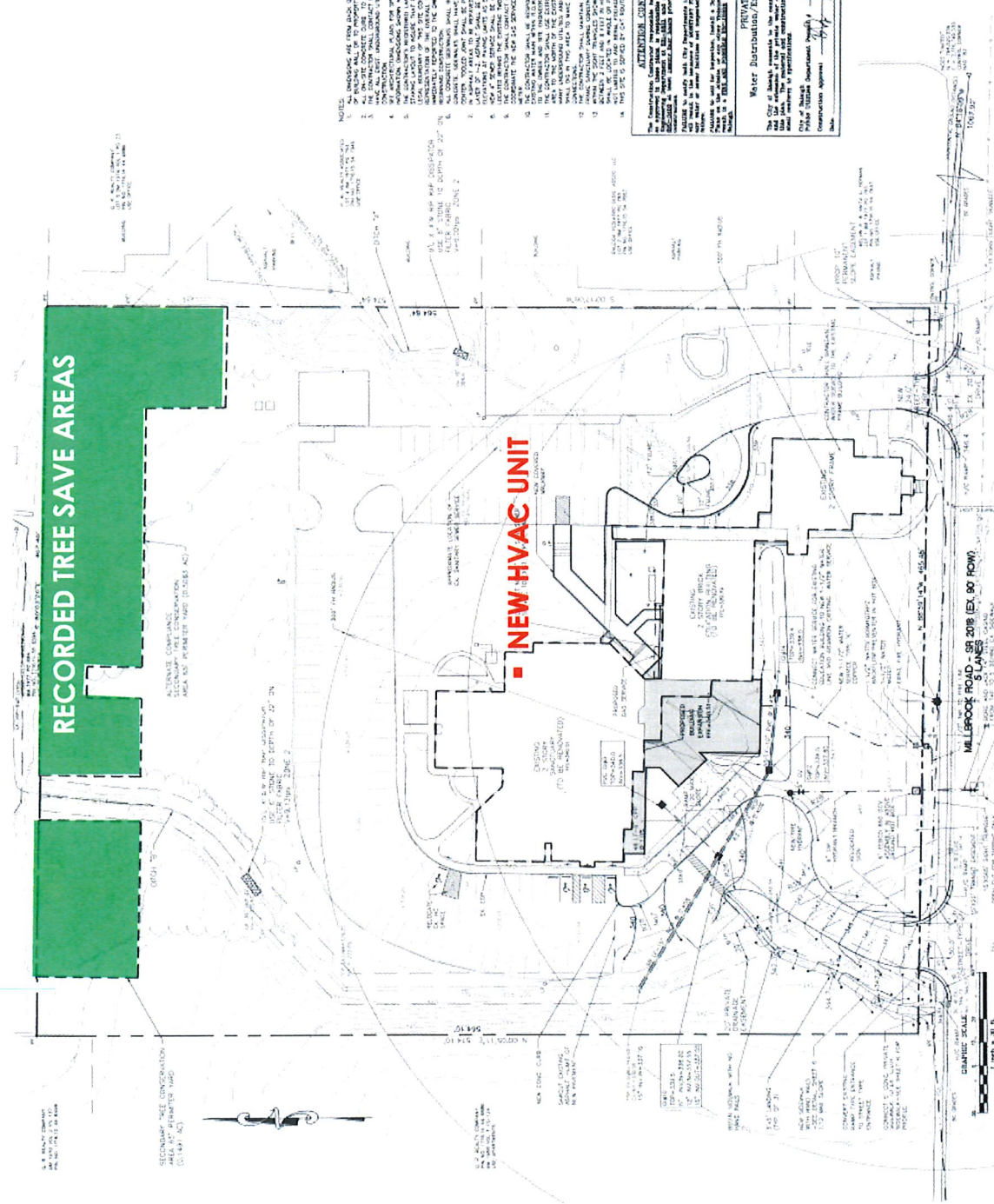


STORM SEWER DESIGN (OPCA) 10-YR STORM									
STATION	INVERT	PIPE DIA.	SLOPE	LENGTH	CUMULATIVE AREA		CUMULATIVE VOLUME		REMARKS
					AC	CU YD	AC	CU YD	
1+00	1.00	18"	0.01	100	0.00	0.00	0.00	0.00	START OF STORM SEWER
1+10	0.99	18"	0.01	100	0.01	0.01	0.01	0.01	
1+20	0.98	18"	0.01	100	0.02	0.02	0.02	0.02	
1+30	0.97	18"	0.01	100	0.03	0.03	0.03	0.03	
1+40	0.96	18"	0.01	100	0.04	0.04	0.04	0.04	
1+50	0.95	18"	0.01	100	0.05	0.05	0.05	0.05	
1+60	0.94	18"	0.01	100	0.06	0.06	0.06	0.06	
1+70	0.93	18"	0.01	100	0.07	0.07	0.07	0.07	
1+80	0.92	18"	0.01	100	0.08	0.08	0.08	0.08	
1+90	0.91	18"	0.01	100	0.09	0.09	0.09	0.09	
2+00	0.90	18"	0.01	100	0.10	0.10	0.10	0.10	END OF STORM SEWER

NOTE: 1. THE MINIMUM COVER SHALL BE 18" UNLESS OTHERWISE NOTED.  
 2. THE MINIMUM COVER SHALL BE 18" UNLESS OTHERWISE NOTED.  
 3. THE MINIMUM COVER SHALL BE 18" UNLESS OTHERWISE NOTED.  
 4. THE MINIMUM COVER SHALL BE 18" UNLESS OTHERWISE NOTED.  
 5. THE MINIMUM COVER SHALL BE 18" UNLESS OTHERWISE NOTED.

PLAN SUMMARY	
PROJECT NO.	SP-104-06
DATE	10/1/08
DESIGNED BY	W. J. BROWN
CHECKED BY	W. J. BROWN
APPROVED BY	W. J. BROWN
DATE	10/1/08
PROJECT NO.	SP-104-06
DATE	10/1/08
DESIGNED BY	W. J. BROWN
CHECKED BY	W. J. BROWN
APPROVED BY	W. J. BROWN
DATE	10/1/08

ALL CONSTRUCTION SHALL CONFORM TO CITY OF RALEIGH  
 STANDARD SPECIFICATIONS FOR CONSTRUCTION  
 2007 EDITION, LATEST REVISIONS.  
 THE PROPERTY IS NOT LOCATED WITHIN A  
 FLOOD HAZARD ZONE.



**REVISIONS**

NO.	DATE	DESCRIPTION
1	10/1/08	ISSUED FOR PERMIT

**SCALE** 1"=20'

**ORIGINAL DATE** 10/1/08

**LATEST REVISION DATE**

**PROJECT NO.** SP-104-06

**RALEIGH**

**MILLBROOK BAPTIST CHURCH**

**BUILDING EXPANSION**

**RALEIGH**

**SITE DEVELOPMENT PLAN**

**SP-104-06**

**GRADING/TREE**

**TRK: 182287**

**FINAL PLAN - RELEASED FOR CONSTRUCTION**

**DEVELOPMENT ENGINEERING, INC.**

**PROFESSIONAL ENGINEERING**

**10/1/08**

**SHEET NO. 2**

**10/1/08**

**10/1/08**

**10/1/08**

THIS IS SITE PLAN FROM 2008 WHEN TREE SAVE  
 AREAS WERE RECORDED.





Image from iMAPS

TREE SAVE AREAS WERE RECORDED IN 2008  
WHEN MAJOR ADDITION AT FRONT OF  
CHURCH WAS COMPLETED